EAD Rm. 922

Your Seattle City Light
1015 Third Avenue
Seattle, Washington 98104-1198

To: KING COUNTY AIRPORT
P.O. BOX 80245
SEATTLE, WA 98108

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DETERMINATION OF NONSIGNIFICANCE (DNS)

RCW 197-11-970

Description of proposal:

Remove underground storage tanks and piping (four steel tanks that held fuel, one that held water). Demolish top half of concrete fuel tank that is half-buried and fill in remaining half. Excavate and remove all oily dirt Concrete will be disposed of as demolition waste. Backfill and grade.

Proponent: Seattle City Light

Location of proposal, including street address, if any:

1015 - 3rd Ave., Seattle, WA 98104; Shirli Axelrod, 684-3568

Lead agency: Seattle City Light

The lead agency for this proposal has determined that it does not have a probable significant adverse impact on the environment. An environmental impact statement (EIS) is not required under RCW 43.21C.030(2)(c). This decision was made after review of a completed environmental checklist and other information on file with the lead agency. This information is available to the public on request.

[ ] There is no comment period for this DNS.

[X] This DNS is issued under 197-11-340(2); the lead agency will not act on this proposal for 15 days from the date below. Comments must be submitted by 12/2/87.

Responsible official Randall W. Hardy

Position/title Superintendent Phone 684-3200

Address 1015 - 3rd Ave., Seattle, WA 98104-1198

Date 11/17/87 Signature

[X] You may appeal this determination to the City Hearing Examiner, 5th floor, 400 Yesler, Seattle, WA 98104, no later than 15 days after the end of the comment period by letter of appeal and a $25 filing fee.

[ ] There is no agency appeal.

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SEA410840

cc: DCLU SEPA Public Information Center (2)
Department of Ecology (2)
Seattle Fire Department
King County Department of Parks, Planning and
Community Development
King County Municipal A[redacted]
Friends of the Georgetown Steam Plant

ENVIRONMENTAL CHECKLIST

Purpose of checklist:

The State Environmental Policy Act (SEPA), Chapter 43.21C RCW, requires all governmental agencies to consider the environmental impacts of a proposal before making decisions. An environmental impact statement (EIS) must be prepared for all proposals with probable significant adverse impacts on the quality of the environment. The purpose of this checklist is to provide information to help you and the agency identify impacts from your proposal (and to reduce or avoid impacts from the proposal, if it can be done) and to help the agency decide whether an EIS is required.

Use of checklist for nonproject proposals:

Complete this checklist for nonproject proposals, even though questions may be answered "does not apply." In addition, complete the supplemental sheet for nonproject actions (Part D).

For nonproject actions, the references in the checklist to the words "project," "applicant," and "property or site" should be read as "proposal," "proposer," and "affected geographic area," respectively.

A. BACKGROUND

1. Name of proposed project, if applicable:

   Underground Storage Tank removal, Georgetown Steam Plant.

2. Name of applicant:

   City of Seattle, Light Department.

3. Address and phone number of applicant and contact person:

   1015 - 3rd Ave.
   Seattle, WA 98104

   Shirli Axelrod, 684-3568

4. Date checklist prepared:

   November 16, 1987.

5. Agency requesting checklist:

   City of Seattle, Light Department.

6. Proposed timing or schedule (including phasing, if applicable).

   During the next six months.

7. Do you have any plans for future additions, expansion, or further activity related to or connected with this proposal? If yes, explain.

No.

8. List any environmental information you know about that has been prepared, or will be prepared, directly related to this proposal.

Sampling reports for oils, soils at Georgetown Steam Plant.

9. Do you know whether applications are pending for governmental approvals of other proposals directly affecting the property covered by your proposal? If yes, explain.

Steam Plant property being leased for use as a museum. Adjacent property has been used for practice firefighting for airplanes.

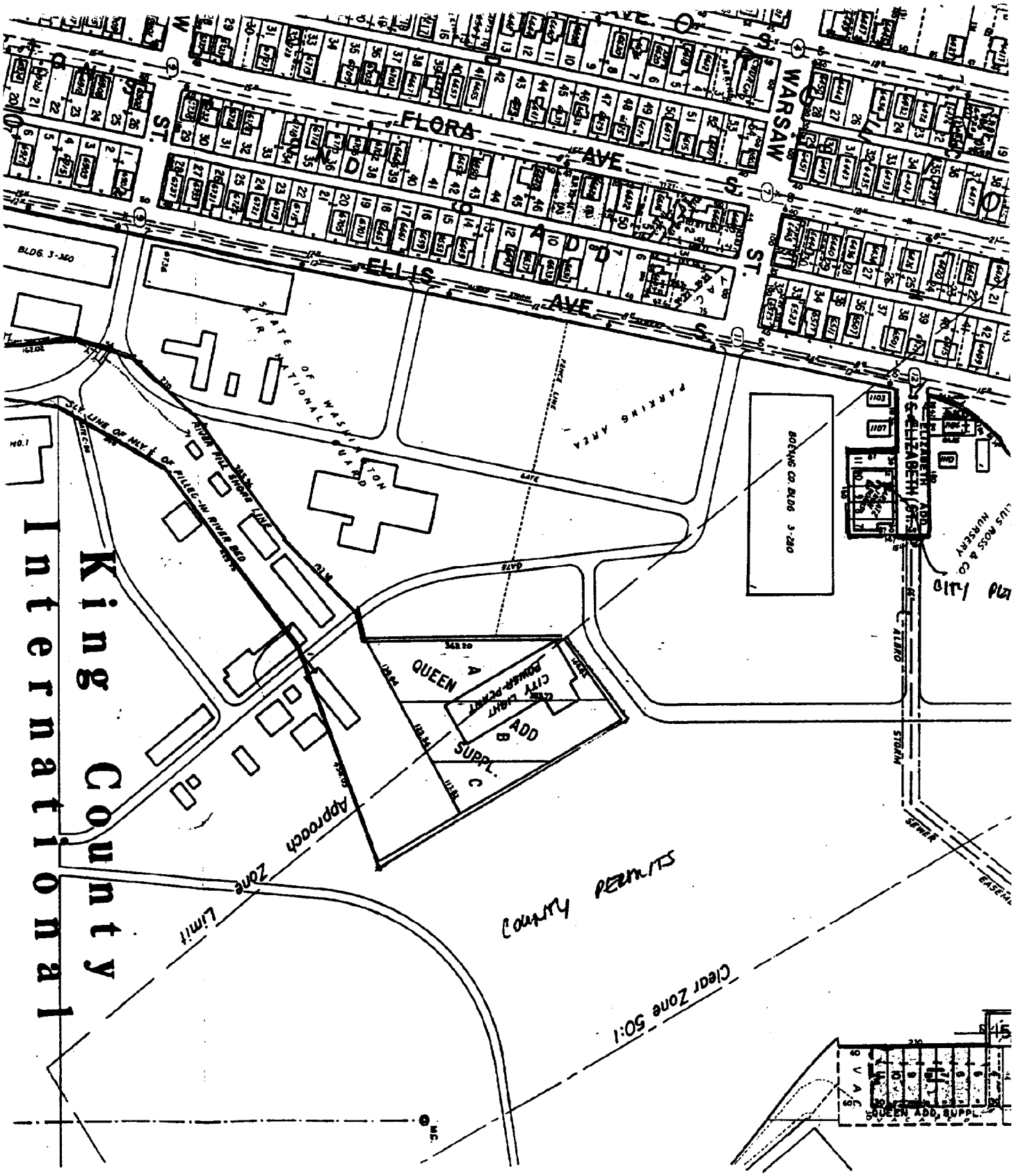
10. List any governmental approvals or permits that will be needed for your proposal, if known.

Fire Marshall approval/permits for tank removal.
Department of Ecology informed of sampling results and removal plan.
Seattle King County Health Department approval for disposal of nonhazardous wastes (soils, concrete).
Grading permit.

11. Give brief, complete description of your proposal, including the proposed uses and the size of the project and site. There are several questions later in this checklist that ask you to describe certain aspects of your proposal. You do not need to repeat those answers on this page. (Lead agencies may modify this form to include additional specific information on project description.)

Remove underground storage tanks and piping (four steel tanks that held fuel, one that held water). Demolish top half of concrete fuel tank that is half-buried and fill in remaining half. Excavate and remove all oily dirt Concrete will be disposed of as demolition waste. Backfill and grade.

12. Location of the proposal. Give sufficient information for a person to understand the precise location of your proposed project, including a street address, if any, and section, township, and range, if known. If a proposal would occur over a range of area, provide the range or boundaries of the site(s). Provide a legal description, site plan, vicinity map, and topographic map, if reasonably available. While you should submit any plans required by the agency, you are not required to duplicate maps or detailed plans submitted with any permit applications related to this checklist.



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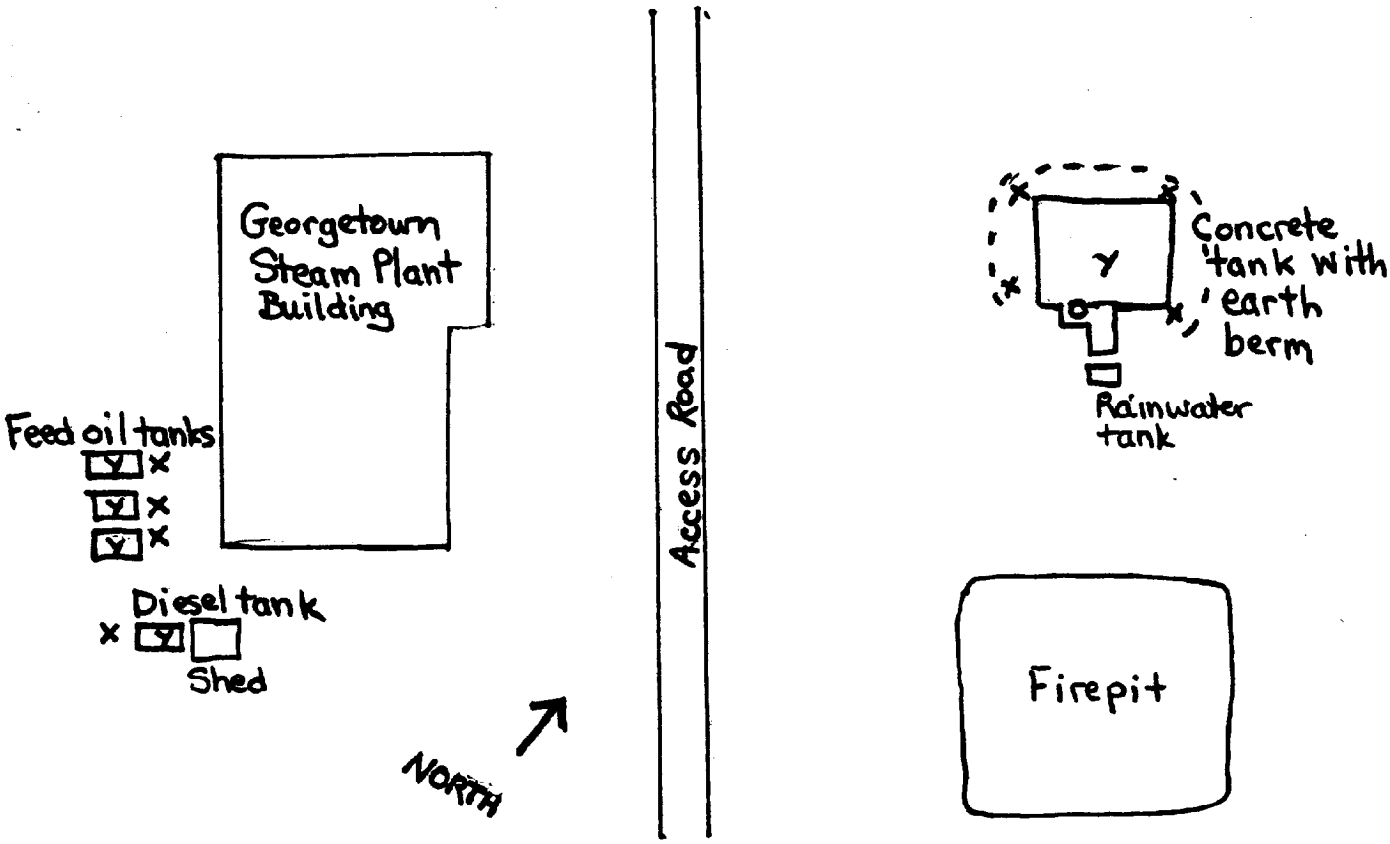

Tanks at Georgetown Steam Plant - Not to scale

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Georgetown Steam Plant at 13th Avenue South and South Greeley Street, north of and adjacent to King County Municipal Airport.

B. ENVIRONMENTAL ELEMENTS

1 Earth

a. General description of the site (circle one):

Flat, rolling, hilly, steep slopes, mountainous, other_____.

b. What is the steepest slope on the site (approximate percent slope)?

Earth berm around one tank.

c. What general types of soils are found on the site (for example, clay, sand, gravel, peat, muck)? If you know the classification of agricultural soils, specify them and note any prime farmland.

Sand and silt (filled tidelands).

d. Are there surface indications or history of unstable soils in the immediate vicinity? If so, describe.

No.

e. Describe the purpose, type, and approximate quantities of any filling or grading proposed. Indicate source of fill.

Excavation of approximately 1,300 cu.yd. to remove six tanks and associated piping. Clean fill would be brought in and area graded flat.

f. Could erosion occur as a result of clearing, construction, or use? If so, generally describe.

During excavation, erosion could occur from stockpiled dirt.

g. About what percent of the site will be covered with impervious surfaces after project construction (for example, asphalt or buildings)?

None.

h. Proposed measures to reduce or control erosion, or other impacts to the earth, if any:

Stockpiled dirt would be contained and covered.

2. Air

a. What types of emissions to the air would result from the proposal (i.e., dust, automobile, odors, industrial wood smoke) during construction and when the project is completed? If any, generally describe and give approximate quantities, if known.

Dust from excavation and from demolition of concrete tank; odors from residual fuel oil.

b. Are there any off-site sources of emissions or odor that may affect your proposal? If so, generally describe.

No.

c. Proposed measures to reduce or control emissions or other impacts to air, if any:

Dust control will be required during work.

3. Water

a. Surface:

(1) Is there any surface water body on or in the immediate vicinity of the site (including year-round and seasonal streams, saltwater, lakes, ponds, wetlands)? If yes, describe type and provide names. If appropriate, state what stream or river it flows into.

No.

(2) Will the project require any work over, in, or adjacent to (within 200 feet) the described waters? If yes, please describe and attach available plans.

No.

(3) Estimate the amount of fill and dredge material that would be placed in or removed from surface water or wetlands and indicate the area of the site that would be affected. Indicate the source of fill material.

None.

(4) Will the proposal require surface water withdrawals or diversions? Give general description, purpose, and approximate quantities, if known.

No.

(5) Does the proposal lie within a 100-year floodplain? If so, note location on the site plan.

No.

(6) Does the proposal involve any discharges of waste materials to surface waters? If so, describe the type of waste and anticipated volume of discharge.

No.

b. Ground:

(1) Will ground water be withdrawn, or will water be discharged to ground water? Give general description, purpose, and approximate quantities, if known.

No.

(2) Describe waste material that will be discharged into the ground from septic tanks or other sources, if any (for example: domestic sewage; industrial, containing the following chemicals...; agricultural; etc.). Describe the general size of the system, the number of such systems, the number of houses to be served (if applicable), or the number of animals or humans the system(s) are expected to serve.

None.

c. Water Runoff (including storm water):

(1) Describe the source of runoff (including storm water) and method of collection and disposal, if any (include quantities, if known). Where will this water flow? Will this water flow into other waters? If so, describe.

Storm water drainage will not change as a result of this proposal.

(2) Could waste materials enter ground or surface waters? If so, generally describe.

Because the area was tidelands and riverbed, the water table will have to be identified and groundwater protected by keeping oily materials away from it.

Water in the tanks will be disposed of based on lab analysis for metals, oil, and grease.

d. Proposed measures to reduce or control surface, ground, and runoff water impacts, if any:

See c.(2).

4. Plants

a. Check or circle types of vegetation found on the site:

____ deciduous tree: alder, maple, aspen, other
____ evergreen tree: fir, cedar, pine, other
__x__ shrubs
__x__ grass
____ pasture
____ crop or grain
____ wet soil plants: cattail, buttercup, bullrush, skunk cabbage, other
____ water plants: water lily, eelgrass, milfoil, other
____ other types of vegetation

b. What kind and amount of vegetation will be removed or altered?

Bramble bushes and grass will be removed during excavation.

c. List threatened or endangered species known to be on or near the site.

None.

d. Proposed landscaping, use of native plants, or other measures to preserve or enhance vegetation on the site, if any:

Clear area at end of King County Airport runway will be sodded or seeded for grass. Trees or shrubs would not be allowed. Lessees of the Steam Plant may want to landscape other parts of the site.

5. Animals

a. Circle any birds and animals which have been observed on or near the site or are known to be on or near the site:

birds: hawk, heron, eagle, songbirds, other _____

mammals: deer, bear, elk, beaver, other small rodents

fish: bass, salmon, trout, herring, shellfish, other _____

b. List any threatened or endangered species known to be on or near the site.

None on site; bald eagles seen about a mile downstream at Kellogg Island.

c. Is the site part of a migration route? If so, explain.

The area is in the Pacific Flyway.

d. Proposed measures to preserve or enhance wildlife, if any:

NA.

6. Energy and Natural Resources

a. What kinds of energy (electric, natural gas, oil, wood stove, solar) will be used to meet the completed project's energy needs? Describe whether it will be used for heating, manufacturing, etc.

NA.

b. Would your project affect the potential use of solar energy by adjacent properties? If so, generally describe.

No.

c. What kinds of energy conservation features are included in the plans of this proposal? List other proposed measures to reduce or control energy impacts, if any:

NA.

7. Environmental Health

a. Are there any environmental health hazards, including exposure to toxic chemicals, risk of fire and explosion, spill, or hazardous waste, that could occur as a result of this proposal? If so, describe.

Explosion hazard from combustible liquid tanks will be mitigated in accordance with Fire Code and Fire Department permit. Carbon dioxide will be used to inert vapors. Oily dirt and debris will be contained and removed. Measures are required of the contractor to prevent oil spilling on the ground. We have tested oil and soil to establish that PCB, heavy metals, and PNAs are not present in harmful concentrations.

(1) Describe special emergency services that might be required.

NA.

(2) Proposed measures to reduce or control environmental health hazards, if any.

See above.

b. Noise

(1) What types of noise exist in the area which may affect your project (for example: traffic, equipment, operation, other)?

Adjacent industry and air traffic generate noticeable noise but do not affect this project.

(2) What types and levels of noise would be created by or associated with the project on a short-term or long-term basis (for example: traffic, construction, operation, other)? Indicate what hours noise would come from the site.

No long-term noise. Equipment and vehicle noise during removal.

(3) Proposed measures to reduce or control noise impacts, if any:

Noise control ordinance will be followed.

8. Land and Shoreline Use

a. What is the current use of the site and adjacent properties?

The site of the large tanks is unused and is in aviation clear zone. The Georgetown Plant is a historic landmark lease.

b. Has the site been used for agriculture? If so, describe.

A portion is used for sod farm.

c. Describe any structures on the site.

Georgetown Steam Plant building; six tanks.

d. Will any structures be demolished? If so, what?

Yes; concrete tank.

e. What is the current zoning classification of the site?

General industrial.

f. What is the current comprehensive plan designation of the site?

IG.

g. If applicable, what is the current shoreline master program designation of the site?

NA.

h. Has any part of the site been classified as an "environmentally sensitive" area? If so, specify.

No.

i. Approximately how many people would reside or work in the completed project?

Zero.

j. Approximately how many people would the completed project displace?

Zero.

k. Proposed measures to avoid or reduce displacement impacts, if any:

NA.

l. Proposed measures to ensure the proposal is compatible with existing and projected land uses and plans, if any:

Contact with utility, museum, and airport personnel.

9. Housing

a. Approximately how many units would be provided, if any? Indicate whether high-, middle-, or low-income housing.

NA.

b. Approximately how many units, if any, would be eliminated? Indicate whether high, middle, or low-income housing.

NA.

c. Proposed measures to reduce or control housing impacts, if any:

NA.

10. Aesthetics

a. What is the tallest height of any proposed structure(s), not including antennas: what is the principal exterior building material(s) proposed?

NA.

b. What views in the immediate vicinity would be altered or obstructed?

NA.

c. Proposed measures to reduce or control aesthetic impacts, if any:

NA.

11. Light and Glare

a. What type of light or glare will the proposal produce? What time of day would it mainly occur?

NA.

b. Could light or glare from the finished project be a safety hazard or interfere with views?

NA.

c. What existing off-site sources of light or glare may affect your proposal?

NA.

d. Proposed measures to reduce or control light and glare impacts, if any:

NA.

12. Recreation

a. What designated and informal recreational opportunities are in the immediate vicinity?

None at present. Access is restricted. Museum is proposed for part of the site. The rest is airport clear zone.

b. Would the project displace any existing recreational uses? If so, describe.

No.

c. Proposed measures to reduce or control impacts on recreation, including recreation opportunities to be provided by the project or applicant, if any:

Removal of tanks will enhance recreational potential.

13. Historic and Cultural Preservation

a. Are there any places or objects listed on, or proposed for, national, state, or local preservation registers known to be on or next to the site? If so, generally describe.

Yes; Georgetown Steam Plant building.

b. Generally describe any landmarks or evidence of historic, archaeological, scientific, or cultural importance known to be on or next to the site.

See above.

c. Proposed measures to reduce or control impacts, if any:

This work is expected to enhance the appearance and usefulness of the museum.

14. Transportation

a. Identify public streets and highways serving the site, and describe proposed access to the existing street system. Show on site plans, if any.

Access is off Ellis Avenue. Museum plans may lead to street changes, but not this proposal.

b. Is site currently served by public transit? If not, what is the approximate distance to the nearest transit stop?

No. Access currently restricted.

c. How many parking spaces would the completed project have? How many would the project eliminate?

NA.

d. Will the proposal require any new roads or streets, or improvements to existing roads or streets, not including driveways? If so, generally describe (indicate whether public or private).

NA.

e. Will the project use (or occur in the immediate vicinity of) water, rail, or air transportation? If so, generally describe.

NA.

f. How many vehicular trips per day would be generated by the completed project? If known, indicate when peak volumes would occur.

NA.

g. Proposed measures to reduce or control transportation impacts, if any:

NA.

15. Public Services

a. Would the project result in an increased need for public services (for example: fire protection, police protection, health care, schools, other)? If so, generally describe.

NA.

b. Proposed measures to reduce or control direct impacts on public services, if any.

NA.

16. Utilities

a. Circle utilities currently available at the site: electricity, natural gas, water, refuse service, telephone, sanitary sewer, septic system, other.

NA.

b. Describe the utilities that are proposed for the project, the utility providing the service, and the general construction activities on the site or in the immediate vicinity which might be needed.

None.

C. SIGNATURE

The above answers are true and complete to the best of my knowledge. I understand that the lead agency is relying on them to make its decision.

Signature: Shirli M. Axelrod

Title: Associate Environmental Analyst

Date Submitted: November 19 1987

Approved by: Lynn Davison

Lynn Davison

Title: Director, Environmental Affairs Division

Date: November 17, 1987